



## Application for Architectural Review Board

**\* This application must be filled out completely and signed before submittals are placed on the ARB agenda.**

The purpose of Architectural Review Board shall be to two-fold; to develop architectural and design guidelines for the City of Ladue in accordance with section 110-70 and to apply those guidelines in reviewing projects within the City as to whether or not the project adheres to such guidelines.

### APPLICANT INFORMATION

Name of Applicant: Peter + Molly Gray

Phone #: (314) 750-1773

Email address of Applicant (for review comments): pgraycaltusproperties.com

### PROJECT PROPERTY INFORMATION

Address for proposed work: 13 Warson Terrace

If this ARB application is amending a project that is currently under construction, list permit #:       

Zoning District: D Parcel ID # (St. Louis county tax record): 19M240310

DESCRIPTION OF PROPOSED PROJECT: Modify small front porch at front door and replace dutch-lap vinyl siding with engineered wood or fiber cement product on entire house.

### Additional Information:

- Professionally sealed plans are not required for ARB review.
- Plans for projects involving alterations and repairs, which do not affect the outward appearance of a building, and existing decks, fences, window replacements and roofing shingle replacements shall not require approval of the Architectural Review Board.
- Revised plans with any changes predicated by the ARB will need to be submitted with the building permit application to the Department of Planning and Development with final trustee approval (if applicable.)
- Projects approved by ARB should be submitted for building permits within 180 days or the ARB approval may become void.

**By signing this application, you acknowledge that by submitting an incomplete application, your petition will not be added to the meeting agenda.**

X  Date: 5/8/23

\* This application and review for City of Ladue building permitted purposes only. Please be aware of any additional covenants and indentures which may be recorded with your subdivision. Approval of this ARB proposal does not waive any other permit or other authorization by the City that may be required for you to fully complete your proposed project.

## Architectural Review Board Checklist

Please initial all items below to verify that your submittal includes all requirements:

The following items shall be submitted to the Building Department by 11:00 am, no later than 7 days prior to the regularly scheduled meeting. Plans 24" x 36" are preferred and should be folded into individual packets. If plans are not able to be 24" x 36", the smallest size possible is preferred. Plans to scale can be printed in half size.

✓ THREE (3) copies of this application

✓ THREE (3) copies of ARB plans, photographs and documentation arranged into individual packets. At least one set of plans must bear the signatures of subdivision trustees (if applicable). Items without trustee signatures will not be accepted until required signatures are obtained.

✓ ONE PDF copy of all plans that are submitted in hard copy should be emailed to aquinn@cityofladue-mo.gov. This single PDF should include the application, plan sheets and photographs and any other documentation that the Board should review.

✓ Schematic site plan at a scale of not less than one-inch equals 20 feet including the following:

- Dimensioned property lines,
- Building setback lines,
- Easements identified,
- Existing and proposed area of work,
- Location of driveways and parking areas,
- Topographic contours of the existing grades and proposed finished grades at two-foot interval minimums for a distance 25 feet from the face of the existing and proposed area of work with an indication of direction of flow of storm water. (For new residence and home additions only)
- Location of proposed landscape material (New residence only)
- Landscape material proposed to be removed (New residence only), and
- Identifying any accessory structures proposed or existing.
- Hardscape and greenspace coverage calculations for existing and proposed front, rear, side and overall lot.

NA Schematic floor plans (at a minimum scale of one-quarter inch equals one foot) showing overall building dimensions. Plans may be printed in half-size.

✓ Building elevations (at a minimum scale of one-quarter inch equals one foot) showing vertical dimensions, fenestration, proposed materials and colors, and any existing construction where an addition or modification is proposed. All existing and proposed building materials shall be indicated on the existing building elevations. Plans may be printed in half-size

✓ Color photographs (8.5x11 inches) of the main building located on adjoining property. Color photographs (8.5x11 inches) of all building elevations of existing structures for projects involving remodeling or additions.



**13 Warson Terrace – Upated Exterior**



Front (North)



Right (West)





Back (South)



Left (East)



11 Warson Terrace – across the street



14 Warson Terrace – next door to the east





15 Warson Terrace – two houses to the east





PROJECT CONSULTANTS

ARCHITECT  
THOMAS ALAN GROUP  
23 NORTH GORE AVENUE  
SUITE 303  
WEBSTER GROVES, MO 63119  
PHONE: (314) 301-9975  
CHRIS PIKE: (314) 913-4106  
CPIKE@TAG-STL.COM

GENERAL CONTRACTOR

PROJECT INFORMATION

APPLICABLE BUILDING CODES:  
INTERNATIONAL RESIDENTIAL CODE (2021)  
INTERNATIONAL MECHANICAL CODE (2021)  
UNIFORM PLUMBING CODE (2021)  
NATIONAL ELECTRIC CODE (2019)  
CITY OF LADUE AND ORDINANCES

CONSTRUCTION TYPE:  
TYPE VB (5B) UNPROTECTED, UNSPRINKLERED

OCCUPANCY:  
SINGLE FAMILY DWELLING

SHEET TITLE INDEX

COVER SHEET

A1 GENERAL NOTES  
A2 FRONT AND SIDE ELEVATIONS AND DETAIL

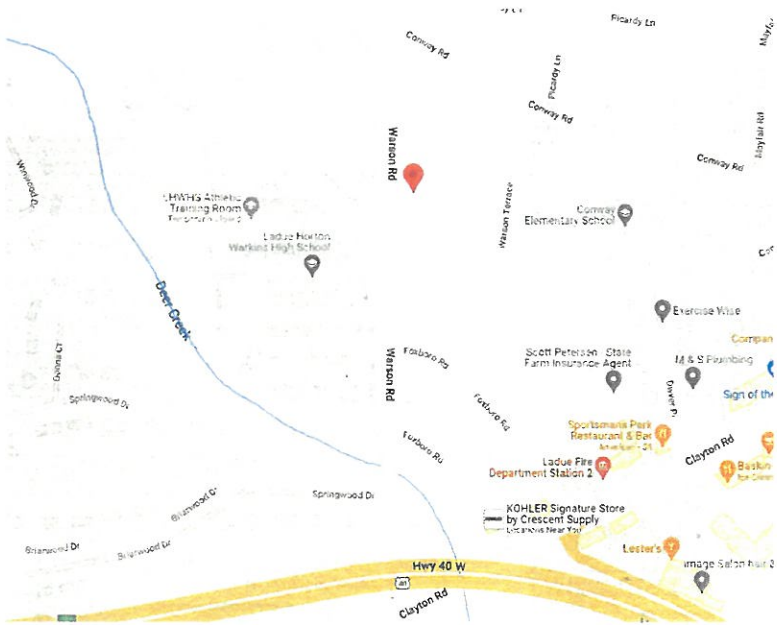
5/5/2023

ABBREVIATIONS

ABV.	-ABOVE	DR.	-DOOR	IJS	-IN JOIST SPACE	SA	-SUPPLY AIR
A.F.F.	-ABOVE FINISHED FLOOR	D.S.	-DOWNSPOUT	INSUL.	-INSULATION	STRUCT.	-STRUCTURAL
AHU	-AIR HANDLING UNIT	DTL.	-DETAIL	I.B.	-IRONING BOARD	STL.	-STEEL
ALUM.	-ALUMINUM	DW.	-DRYWALL	ITS	-IN TRUSS SPACE	S.D.	-SMOKE DETECTOR
ALT.	-ALTERNATE	DW. OPNG.	-DRYWALL OPENING	JST.	-JOIST	S.F.	-SQUARE FEET
ASPH.	-ASPHALT	EA.	-EACH	K.S.	-KNEE SPACE	SGI.	-TYPE I SAFETY GLAZING
BM.	-BEAM	E.I.F.S.	-EXTERIOR INSULATION FINISH	L.V.L.	-LAMINATED VENEER LUMBER	SGII.	-TYPE II SAFETY GLAZING
BP.	-BEAM POCKET	SYSTEM		LIN.	-LINEN	SH.	-SHELF/SHELVES
BRG.	-BEARING	EJ.	-EXPANSION JOINT	LNDY.	-LAUNDRY	SHT.	-SHEET
BRK.	-BRICK	ELEC.	-ELECTRIC/ELECTRICAL	LT.	-LIGHT	SHWR.	-SHOWER
BRKT.	-BRACKET	ELEV.	-ELEVATION	MAS.	-MASONRY	SL.	-SLIDING
BRD.	-BOARD	EQ.	-EQUIPMENT	MATL.	-MATERIAL	SPECS.	-SPECIFICATIONS
BLK.	-BLOCK	EQUIP.	-EQUIPMENT	MAX.	-MAXIMUM	SW.	-SWITCH
BOT.	-BOTTOM	ES.	-EACH SIDE	MECH.	-MECHANICAL	T.J.J.	-TRUSS JOIST INCORPORATED
CAB.	-CABINET	EXIST.	-EXISTING	MISC.	-MISCELLANEOUS	TOS.	-TOP OF SLAB
C.J.	-CONTROL JOINT,CEILING JOISTS	EXT.	-EXTERIOR	M.O.	-MASONRY OPENING	T&G.	-TONGUE AND GROOVE
CLG.	-CEILING	EXH.	-EXHAUST	MTL.	-METAL	TEMP.	-TEMPERED
CMU	-CONCRETE MASONRY UNIT	FD.	-FLOOR DRAIN	N/A	-NOT APPLICABLE	T.B.R.	-TO BE REMOVED
CSMU	-CALCIUM SILICATE MASONRY	F.J.	-FLOOR JOISTS	N.I.C.	-NOT IN CONTRACT	TV.	-TELEVISION
UNIT		FLR.	-FLOOR	N.T.S.	-NOT TO SCALE	TYP.	-TYPICAL
C.O.	-CASED OPENING	FND.	-FOUNDATION	O.	-OVER	T.O.C.	-TOP OF CONCRETE
CONC.	-CONCRETE	F.P.	-FIREPLACE	O.C.	-ON CENTER	T.O.P.	-TOP OF PLATE
CONT.	-CONTINUOUS	FPHB.	-FREEZE-PROOF HOSE BIBB	OPT.	-OPTIONAL	U.C.	-UNDER CABINET
CONST.	-CONSTRUCTION	FTG.	-FOOTING	O.H.	-OVERHEAD, OVERHANG	UCR.	-UNDER COUNTER REFRIGERATOR
C.S.	-CORNER SET	FURN.	-FURNACE	PFA.	-POST FROM ABOVE	U.L.	-UNDERWRITER'S LABORATORY
CORR.	-CORRIDOR	F.V.	-FIELD VERIFY	PL.	-PLATE	U.N.O.	-UNLESS NOTED OTHERWISE
CPT.	-CARPET	GA.	-GAGE	PKT.	-POCKET	W.	-WASHER
CT	-CERAMIC TILE	GEN.	-GENERAL	PR.	-PAIR	WI.	-WITH
D	-DRYER	GFI.	-GROUND FAULT INTERRUPTOR	PRE-FAB.	-PREFABRICATED	W.I.C.	-WALK-IN CLOSET
D.B.	-DRAWER BASE	GL.	-GLASS	P&S.	-POLE AND SHELF	WD.	-WOOD
DBL.	-DOUBLE	GAN.	-GLUE AND NAIL	P.S.L.	-PARALLEL STRAND LUMBER	WDW.	-WINDOW
DBD.	-DESIGNED BY OTHERS	GR.	-GRADE	P.T.	-PRESSURE TREATED	W/O.	-WITHOUT
DEFS.	-DIRECT EXTERIOR FINISHING	GRAN.	-GRANULAR FILL	R.R.	-ROOF RAFTER	V.	-VANITY
DIFS.	-DECORATIVE INTERIOR FINISHING	H.C.	-HANDICAP ACCESSIBLE	R.H.	-RAISED HEEL	V.B.	-VAPOR BARRIER
DIMS.	-DIMENSION	HDR.	-HEADER	RA.	-RETURN AIR	WP.	-WATERPROOF
DISP.	-DISPOSAL	HR.	-HOUR, HANDRAIL	REF.	-REFRIGERATOR	WWF.	-WELDED WIRE FABRIC
DN.	-DOWN	HRDWD.	-HARDWOOD	REQD.	-REQUIRED		
		HT.	-HEIGHT	RV.	-ROOF VENT		
		HWH.	-HOT WATER HEATER				

RENOVATION TO:  
**THE GRAY RESIDENCE**  
13 WARSON TERRACE  
LADUE, MISSOURI  
63124

**THOMAS ALAN GROUP**  
ARCHITECTURE | DESIGN | INTERIORS



**PROJECT VICINITY MAP**  
NO SCALE

THOMAS  
ALAN  
GROUP

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No.	Description	Date
03	ARB SUBMITTAL	05-04-23

Exterior Improvements to:  
**The Gray Residence**  
13 Warson Terrace  
Ladue, Missouri 63124

THOMAS ALAN GROUP  
ARCHITECTURE | DESIGN | INTERIORS  
23 North Gore Avenue • Suite 303  
Webster Groves, MO 63119  
(314) 301-9975 • ThomasAlanGroup.com

**COVER SHEET**

Sheet Number:  
**COVER SHEET**

#### DIVISION 1 - GENERAL RECEIPT

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- 63

#### DIVISION 1 - THERMAL AND MOISTURE

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#### DIVISION 8 - WINDOWS AND DOORS

- 87

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CHRISTOPHER THOMAS PIKE  
MO# 2011033866  
EXPIRATION DATE: 12/31/2023

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**Exterior Improvements to:**

**The Gray Residence**  
13 Warson Terrace  
Ladue, Missouri 63124

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## GENERAL NOTES

Sheet Number:

# A1



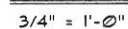
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## FRONT AND SIDE ELEVATIONS AND DETAIL

## A2



~~X Polystyrene 214~~